SECOND: All that piece or parcel of ground situate, lying and being in or near the town of Brunswick, Frederick County, in the State of Maryland, and described as follows, to-wit:

Beginning at a point on the west side of Maple Avenue 106 feet north of the northwest corner of Maple Avenue and Seventh Street, and running west on a line parallel with Seventh Street 100 feet, more or less, to an alley; thence north along said alley 50 feet; thence east on a line parallel with the first line, in an opposite direction, 120 feet, more or less, to Maple Avenue; thence southwest along Maple Avenue 53 feet to the place of beginning, being Lot No. 122 West of Maple Avenue, as shown on the plat of C. M. Wenner's Second Addition to Brunswick, Maryland, recorded in Liber W. I. P. No. 13, folio 394, one of the Land Records of Frederick County, Maryland.

Being the same property conveyed unto the said James McK. Quinn (in the name of James M. Quinn) and Bertha P. Quinn, his wife, by Howard Marvin Jones and Mabel C. Jones, his wife, by deed dated July 23, 1925, and recorded September 29, 1925, in Liber No. 354, Folio 440, one of the Land Records of Frederick County, Maryland.

- 2. That there is still due and owing unto your Petitioner on the aforesaid mortgage the sum of One Thousand, Five Hundred Seventy-two Dollars and Twenty-five Cents (\$1,572.25), together with interest thereon at the rate of six per cent (6%) per annum from July 7, 1943.
- with as Exhibit "A", and which is prayed may be taken and considered a part hereof, a provision that in event three of the monthly installments as provided by said mortgage become due and unpaid the entire mortgage debt intended to be thereby secured shall be deemed to be due and demandable, and it shall be lawful for the said Mortgagee or its assigns at any time after such default to sell the property hereby mortgaged or so much thereof as may be necessary for said Mortgagee to pay said mortgage debt and interest, and all costs incurred in making such sale, including counsel fees and commissions, and to grant and convey said property unto the purchaser or purchasers thereof for cash upon giving twenty days' notice of the time, place, manner and terms of sale in some newspaper published in Frederick County, and such other notice as the said Mortgagee, or its assigns, may deem expedient; and default having been made in the payment of said mortgage debt as before set forth, and the said mortgage having heen duly assigned by mesne assignments unto your Petitioner for foreclosure, your Petitioner became duly authorized to execute the power of sale contained in said mortgage by reason of said default.
- 4. That your Petitioner, having first advertised the said mortgaged real estate for more than twenty days prior to the day of sale in "The Frederick Post", a newspaper published in Frederick County, Maryland, as will appear by the Printer's Certificate filed herewith marked Exhibit "B", and which is prayed may be taken and considered a part hereof; and also by additional publication in "The Blades-Times", a newspaper published in the Town of Bruns-wick, Frederick County, Maryland, setting forth the time, place, manner and terms of sale; and after filing his duly approved bond in your Honorable Court, proceeded to sell the said real estate at public auction in front of The Bank of Brunswick, in Brunswick, Frederick County, Maryland, on Wednesday, September 15, 1943, at 10:30 o'clock A. M.; and your Petitioner, attending said sale, then and there sold the said real estate unto Nellie L. Whitely, she being the highest and best bidder therefor, as follows:

Parcel FIRST as shown on Exhibit "B", Nine Hundred Dollars (\$900.00)

Parcel SECOND as shown on Exhibit "B", Six Hundred Seventy-five Dollars (\$675.00) or for the aggregate sum of One Thousand, Five Hundred Seventy-five Dollars (\$1,575.00), which said purchaser has signed an Acknowledgment of Purchase filed herewith as Exhibit "B", and which is prayed may be taken and considered a part hereof.

WHEREFORE, your Petitioner reports the total amount of sale to be One Thousand, Five Hun-